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**CITY OF MERIDIAN ORDINANCE NO. 13-1548**

**BY THE CITY COUNCIL: BIRD, HOAGLUN, ROUNTREE, ZAREMBA**

**AN ORDINANCE (AZ 12-009 – VILLAS AT LOCHSA FALLS) FOR ANNEXATION OF A PARCEL OF LAND LOCATED IN THE NE ¼ OF THE SE ¼ OF SECTION 26, TOWNSHIP 4 NORTH, RANGE 1 WEST, BOISE MERIDIAN, ADA COUNTY, IDAHO, AS DESCRIBED IN ATTACHMENT “A” AND ANNEXING CERTAIN LANDS AND TERRITORY, SITUATED IN ADA COUNTY, IDAHO, AND ADJACENT AND CONTIGUOUS TO THE CORPORATE LIMITS OF THE CITY OF MERIDIAN AS REQUESTED BY THE CITY OF MERIDIAN; ESTABLISHING AND DETERMINING THE LAND USE ZONING CLASSIFICATION OF SAID LANDS FROM RUT TO R-8 (MEDIUM DENSITY RESIDENTIAL DISTRICT) IN THE MERIDIAN CITY CODE; PROVIDING THAT COPIES OF THIS ORDINANCE SHALL BE FILED WITH THE ADA COUNTY ASSESSOR, THE ADA COUNTY RECORDER, AND THE IDAHO STATE TAX COMMISSION, AS REQUIRED BY LAW; AND PROVIDING FOR A SUMMARY OF THE ORDINANCE; AND PROVIDING FOR A WAIVER OF THE READING RULES; AND PROVIDING AN EFFECTIVE DATE.**

**BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE CITY OF MERIDIAN, COUNTY OF ADA, STATE OF IDAHO:**

**SECTION 1.** That the following described land as evidenced by attached Legal Description herein incorporated by reference as Exhibit “A” are within the corporate limits of the City of Meridian, Idaho, and that the City of Meridian has received a written request for annexation and re-zoning by the owner of said property, to-wit: *ARETE INVESTMENT GROUP, LLC*.

**SECTION 2.** That the above-described real property is hereby annexed and re-zoned from RUT to R-8 (Medium Density Residential District), in the Meridian City Code.

**SECTION 3.** That the City has authority pursuant to the laws of the State of Idaho, and the Ordinances of the City of Meridian to annex and zone said property.

**SECTION 4.** That the City has complied with all the noticing requirements pursuant to the laws of the State of Idaho, and the Ordinances of the City of Meridian to annex and re-zone said property.

**SECTION 5.** That the City Engineer is hereby directed to alter all use and area maps as well as the official zoning maps, and all official maps depicting the boundaries and the zoning districts of the City of Meridian in accordance with this ordinance.

**RECEIVED**

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**TECHNICAL SUPPORT**

**SECTION 6.** All ordinances, resolutions, orders or parts thereof in conflict herewith are hereby repealed, rescinded and annulled.

**SECTION 7.** This ordinance shall be in full force and effect from and after its passage, approval and publication, according to law.

**SECTION 8.** The Clerk of the City of Meridian shall, within ten (10) days following the effective date of this ordinance, duly file a certified copy of this ordinance and a map prepared in a draftsman manner, including the lands herein rezoned, with the following officials of the County of Ada, State of Idaho, to-wit: the Recorder, Auditor, Treasurer and Assessor and shall also file simultaneously a certified copy of this ordinance and map with the State Tax Commission of the State of Idaho.

**SECTION 9.** That pursuant to the affirmative vote of one-half (1/2) plus one (1) of the Members of the full Council, the rule requiring two (2) separate readings by title and one (1) reading in full be, and the same is hereby, dispensed with, and accordingly, this Ordinance shall be in full force and effect upon its passage, approval and publication.

**PASSED BY THE CITY COUNCIL OF THE CITY OF MERIDIAN, IDAHO, this**  
19<sup>th</sup> day of March, 2013.

**APPROVED BY THE MAYOR OF THE CITY OF MERIDIAN, IDAHO, this**  
19<sup>th</sup> day of March, 2013.

  
MAYOR TAMMY de WEERD

**ATTEST:**

  
JAYCEE L. HOLMAN, CITY CLERK




STATE OF IDAHO, )  
 ) ss:  
County of Ada )

On this 19 day of March, 2013, before me, the undersigned, a Notary Public in and for said State, personally appeared TAMMY de WEERD and JAYCEE L. HOLMAN, known to me to be the Mayor and City Clerk, respectively, of the City of Meridian, Idaho, and who executed the within instrument, and acknowledged to me that the City of Meridian executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

(SEAL)



DEPARTMENT OF JUSTICE  
OFFICE OF THE INSPECTOR GENERAL


  
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NOTARY PUBLIC FOR IDAHO  
RESIDING AT: Mendham, ID  
MY COMMISSION EXPIRES: Jan 4, 2014

Exhibit A - Legal Description

**Legal Description**  
**Villas at Lochsa Falls - Annexation**

A parcel located in NE ¼ of the SE ¼ of Section 26, Township 4 North, Range 1 West, Boise Meridian, Ada County, Idaho, and more particularly described as follows:

Commencing at a 5/8 inch diameter iron pin marking the northeast corner of the SE ¼ of said Section 26, from which a brass cap monument marking the southeast corner of said SE ¼ bears S 0°24'42" W a distance of 2637.57 feet;

Thence S 0°24'42" W along the easterly boundary of said SE ¼ a distance of 250.00 feet to the **POINT OF BEGINNING**;

Thence continuing S 0°24'42" W along said easterly boundary a distance of 700.50 feet to a point;

Thence leaving said easterly boundary N 89°35'18" W along the northerly boundary of Lochsa Falls Subdivision No. 3 as shown in Book 86 of Plats on Page 9747, records of Ada County, Idaho a distance of 352.71 feet to a 5/8 inch diameter iron pin;

Thence leaving said northerly boundary N 0°24'42" E along the easterly boundary of said Lochsa Falls Subdivision No. 3 and the easterly boundary of Lochsa Falls Subdivision No. 1 as shown in Book 86 of Plats on Page 9726, records of Ada County, Idaho, a distance of 700.50 feet to a 5/8 inch diameter iron pin;

Thence leaving said easterly boundary S 89°35'18" E along the southerly boundary of said Lochsa Falls Subdivision No. 1 a distance of 352.71 feet to the **POINT OF BEGINNING**;

This parcel contains 5.67 acres.

Clinton W. Hansen, PLS  
Land Solutions, PC  
August 22, 2012

REVIEW APPROVAL  
BY:   
AUG 27 2012  
MERIDIAN PUBLIC  
WORKS DEPT.



**LandSolutions**  
Land Surveying and Consulting

Telford Subdivision  
Job No. 12-35

Exhibit B - Map

